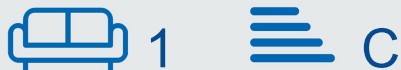


Musters Road

West Bridgford
Nottingham
NG2 7QH

£175,000



- Two bedroom duplex apartment
- Separate kitchen
- Large first floor principal bedroom
- Situated in the heart of West Bridgford, within easy walking distance of Central Avenue's excellent selection of cafés, bars, restaurants and independent shops.
- EPC rating C
- Spacious living room
- Ground floor double bedroom
- Family bathroom
- Excellent transport links to Nottingham City Centre and surrounding areas.
- Tenure: Leasehold

 0115 841 1155

Musters Road, West Bridgford, Nottingham, NG2 7QH

Key Features

Located on Musters Road, this well-proportioned two-bedroom apartment offers approximately 629 sq. ft. of accommodation arranged over two floors. Combining generous room sizes with a practical layout, the property presents an excellent opportunity for first-time buyers, professionals and investors alike.

The apartment is entered via a welcoming hallway which provides access to the principal ground floor rooms. The spacious living room offers an excellent space for relaxing and entertaining, whilst the separate kitchen provides ample room for a range of fitted units and appliances.

Also located on the ground floor is a well-proportioned double bedroom together with a family bathroom, offering flexible accommodation that could equally serve as a guest bedroom or home office.

Stairs rise to the first floor where an impressive principal bedroom spans over 16 feet in length, creating a bright and spacious retreat with plenty of room for freestanding furniture and additional storage.

Conveniently positioned within easy reach of West Bridgford's excellent range of shops, cafés, bars and restaurants, the apartment also benefits from excellent transport links into Nottingham City Centre and access to a variety of local parks and leisure facilities, making it an ideal home for a wide range of buyers.





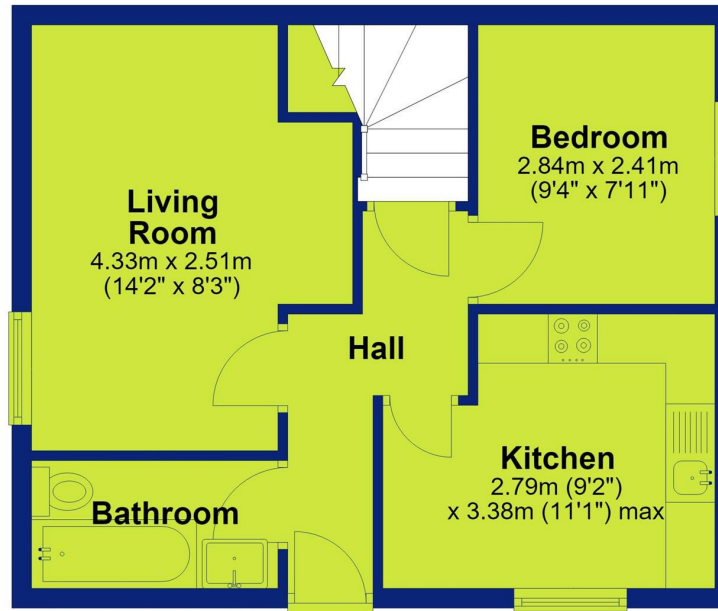
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Ground Floor

Approx. 39.9 sq. metres (429.0 sq. feet)



First Floor

Approx. 18.6 sq. metres (199.9 sq. feet)



Total area: approx. 58.4 sq. metres (628.9 sq. feet)



0115 841 1155

Musters Road, West Bridgford, Nottingham, NG2 7QH




Interested in this home?

Contact the FHP Living Team on 0115 841 1155

23 Bridgford Road
West Bridgford
Nottingham
NG2 6AU

1 Weekday Cross
The Lace Market
Nottingham
NG1 2GB

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		80	80
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC 	

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Purchaser information - Under the Protecting Against Money Laundering and the Proceeds of Crime Act 2002, FHP Living require any successful purchasers proceeding with a purchase to provide two forms of identification i.e. passport or photocard driving license and a recent utility bill. This evidence will be required prior to FHP Living instructing solicitors in the purchase or the sale of a property.